



## Plot for sale in Chirivel, Chirivel

195 000 €

Référence: RS17727    Chambres: 4    Bain: 2    Terrain: 651m<sup>2</sup>    Construite: 145m<sup>2</sup>    Terrasse: 40m<sup>2</sup>





## Inland Almeria, Chirivel

Stunning 4 bed 2 bath Villa on the outskirts of the charming village of Chirivel, Almeria. 4 Bedroom 2 Bathroom Garage Swimming Pool in need of excavating and renovating REDUCED FROM 210,000€ TO 195,000€ This stunning Villa located in a tranquil area, on the outskirts of Chirivel, it is decorated to a high standard, offering luxury and is a beautiful home. This 4 bed villa has a 8x4 swimming pool but as the owners did not use the pool so they filled it in and covered with a concrete pad on top, (it is located under the artificial grass) To reverse this the pool would need to be excavated then pool would be in need of reform. There are various companies that would be able to help you with this Once the pool is restored this would create a added bonus to the property as the pool is on the Escritura. (The pool is legal, and fully licensed as it can be seen on the land registry plan). Every room is fitted with A/C and there is oil/diesel central heating fitted through out the villa to keep you warm on the winter evenings, the central heating system can be controlled by an APP on your mobile phone. The house has air conditioning in all the bedrooms and living room. In short, this house is equipped with all today's comforts. In the entrance hall we find a Pellet stove that has a blower function which also provides heat for the rooms. Double glazed windows and doors with shutters and fly screens, all the windows have a tilt and turn function and the doors have security locks. The villa has recently had a 6kw Solar Panel system fitted with back up 5 kw lithium Battery and the system feeds back into the main grid, keeping those electricity bills low. The villa is also connected to the towns mains drainage system. The villa at present has gas boiler for hot water but the owners want to change back to an immersion boiler. Not only is this a stunning 4 bed property, there is also a 4 room underbuilds which could be converted to a annex or self-contained apartment with the correct license making this property a 2 floor villa. The house has 4 bedrooms, 2 of which are currently used as guest rooms with an adjacent guest bathroom, one room is used as an office space, and the master bedroom has an ensuite bathroom with walk-in shower and bathtub. All bedrooms have A/C Fitted and radiators the rooms are beautiful and luxurious. The Kitchen is absolutely stunning with electric hob, and ovens, this modern kitchen is clean and bright. With a walk-in storage room across the passage with laundry appliances. The Living room / dining room is bright and spacious with a double door opening out in a fly screen covered balcony/terrace, Leading down wooden stairs to the garden. The Garden is landscaped and there is artificial grass covering the area where the pool is located. Under the house we find a large garage, large enough to accommodate a car and work materials. Through another entrance under the house, we find more rooms currently being used for storage, for example, garden furniture and garden equipment. In the far room under the house is a fitted a water softener and a water filtration system, the property is connect to mains water. The garden has several shaded areas, is fully fenced and features a vegetable garden, a greenhouse to grow our own vegetables. The side entrance to the garden is via a large gate, there is also a gate from the road where you can access the garden and enter the garage via a drive way down the side of the property. The owner currently uses star link for internet, which is not included with the property. But is easy to purchase and install. The house is being sold unfurnished, but the furniture is open to negotiation. The property is well worth a viewing and is stunning, only a short 5 min drive to Chirivel or 5 mins drive to Velez Rubio. Chirivel is a charming village with everyday amenities. Velez Rubio being the largest of the two town offers you all amenities, 24-hour Doctors, Dentist, schools, restaurants, bars. If you are looking for the typical Spanish dream, then this beautiful villa is located in the perfect place.



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## Spécification:

Alarm system

central heating

terrace size: 40

terrace

good condition

water heating

garden

Garage

community garden